



One Hundred First Legislature - First Session - 2009  
**Introducer's Statement of Intent**  
**LB 295**

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**Chairperson:** Bill Avery  
**Committee:** Government, Military and Veterans Affairs  
**Date of Hearing:** February 5, 2009

The following constitutes the reasons for this bill and the purposes which are sought to be accomplished thereby:

LB 295 is intended to allow county clerks and registers of deeds to control the format of real estate instruments presented to them for recording, to provide requirements for real estate instruments, to allow the gradual adoption of the requirements, and to provide exceptions to the requirements.

LB 295 amends §23-1503.01 and §23-1510. The bill changes existing margin limits and requires nonessential information such as page numbers or customer notations to be placed within the side and bottom margins. LB 295 also provides requirements for paper size, color and weight; signature ink, color, and clarity; blank space; type and size of print; and cover page format.

LB 295 authorizes and requires an additional fee of \$10 for non-conforming instruments presented before January 1, 2012. On and after January 1, 2012, LB 295 requires the register of deeds to refuse to record non-conforming instruments.

LB 295 does not apply to a number of instruments, which are enumerated in Section 1 (5) (a) through (h) of the bill.

**Principal Introducer:** \_\_\_\_\_  
**Senator Kathy Campbell**